

44-2-60

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WARRANTY DEED

12610

DENNIS DAROS and MARGARET L. DAROS, of Waterville, County of Kennebec and State of Maine, for consideration paid, grant to JAMES P. ST. PIERRE of Madawaska, County of Aroostook and State of Maine with WARRANTY COVENANTS the land in 28 Violette Street, Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

TRANSFER
TAX
PAID

A certain lot or parcel of land situate in said Waterville and being Lot No. Fourteen (14) on Plan of Rosemar Park as amended, made for L. N. Violette Co., Inc., April, 1951, and recorded in Kennebec Registry of Deeds, to which plan reference is hereby made for a more particular description, and being the same premises conveyed to me, the grantor herein, by Warranty Deed from John R. Buchanan et. al., dated August 1, 1957 and recorded in the Kennebec Registry of Deeds in Book 1086, Page 430.

Subject, however, to the restrictions numbered (1) to (6) inclusive; in warranty deed of Reginald E. Bizier to Athill L. Keegan et. al., dated October 19, 1954 and recorded at the Kennebec Registry of Deeds in Book 980, Page 86.

For source of title, reference may be made to deed of John R. Buchanan et. al. to Evelyn Hanscom, dated August 1, 1957, and recorded in said Registry Book 1086, Page 430. Said Evelyn Hanscom now being Evelyn Hanscom Towne by subsequent marriage.

Five-sixths (5/6) of the taxes assessed by the city of Waterville for the tax year commencing April 1, 1976, to be paid by the grantee. Said taxes to this extent are accepted from the warranty.

This conveyance includes electric stove, television antenna, dishwasher and range now situated on the premises.

Being the same premises conveyed to Dennis Daros and Margaret L. Daros by warranty deed from Evelyn Hanscom Town a/k/a Evelyn Hanscom, dated May 27, 1976 and recorded in the Kennebec County Registry of Deeds in Book 1913, Page 127.

WITNESS our hands and seals this 17 day of June, 1986.

David R. Butler

witness

David R. Butler

witness

Dennis Daros

DENNIS DAROS

Margaret L. Daros

MARGARET L. DAROS

THE STATE OF MAINE

Kennebec, ss.

June 17, 1986.

Then personally appeared the above named DENNIS DAROS and MARGARET L. DAROS and acknowledged the foregoing instrument to be their free act and deed.

Before me,

David R. Butler

~~Notary Public~~

David R. Butler
attorney-at-law

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